

202

MARY F. CUNNINGHAM,
ET AL., GRANTORS,

TO

CHARLES F. RICHARDSON,
ET UX., GRANTEES.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Twenty Thousand and no/100 Dollars (\$20,000.00), cash in hand paid, the receipt of which is hereby acknowledged, we, Mary F. Cunningham, Elizabeth F. Funchess and Russell E. Franklin, do hereby sell, convey and warrant unto Charles F. Richardson and wife, Ruth S. Richardson, as tenants by the entirety with the right of survivorship and not as tenants in common, the land lying and being situated in the Town of Olive Branch, DeSoto County, Mississippi, described as follows, to wit:

A lot in the Town of Olive Branch situated in Section 34, Township 1, Range 6, described as: BEGINNING at a stake on said Section 34, Township 1, Range 6, at the Northwest corner of land allotted to Mrs. Julia P. Batte in the division of the Blocker estate; thence North 31° 45' East 257.46 feet to a point; thence West 464.52 feet to a point; thence South 219.5 feet to a point; thence East 330.0 feet to the point of beginning and being further described as being Lot 2 of Block 15 according to the official town map for the Town of Olive Branch, and also being the same property conveyed to H. L. Franklin by deed of record in Deed Book 20, page 56, Chancery Clerk's Office, DeSoto County, Mississippi, and being further described as all of the property owned by Essie E. Franklin in the Town of Olive Branch, DeSoto County, Mississippi, at the time of her death.

Grantors herein, along with their late mother, Essie E. Franklin, were the sole heirs at law of H. L. Franklin, and the said Essie E. Franklin is now deceased, having died testate on or about the 19th day of August, 1970. An authenticated copy of her will, duly admitted to probate for purpose of muniment of title in the Chancery Court of DeSoto County, Mississippi, wherein said will left all of her said property to the Grantors herein.

The warranty in this deed is subject to subdivision and zoning regulations in effect in the Town of Olive Branch, Mississippi, and rights-of-way and easements for public roads and public utilities.

Taxes for the year 1978 are to be prorated, and possession is to take

place upon delivery of this deed.

WITNESS OUR SIGNATURES this the 19th day of June, 1978.

Mary F. Cunningham
Mary F. Cunningham

Elizabeth F. Funchess
Elizabeth F. Funchess

Russell E. Franklin
Russell E. Franklin

STATE OF Texas
COUNTY OF Harris

This day personally appeared before me, the undersigned authority in and for said County and State, the within-named Mary F. Cunningham, who acknowledged that she signed and delivered the above and foregoing WARRANTY DEED on the day and date therein mentioned as her free and voluntary act and deed and for the purposes therein expressed.

GIVEN UNDER MY HAND and official seal of office, this the 19 day of June, 1978.

Margaret Prince
Notary Public

My Commission Expires: Jan 31, 1979

STATE OF Texas
COUNTY OF Harris

This day personally appeared before me, the undersigned authority in and for said County and State, the within-named Elizabeth F. Funchess, who acknowledged that she signed and delivered the above and foregoing WARRANTY DEED on the day and date therein mentioned as her free and voluntary act and deed and for the purposes therein expressed.

GIVEN UNDER MY HAND and official seal of office, this the 21 day of June, 1978.

Leila E. Seeley
Notary Public
LEILA E. SEELEY
Notary Public in and for Harris County, Texas

My Commission Expires: 5/21/79

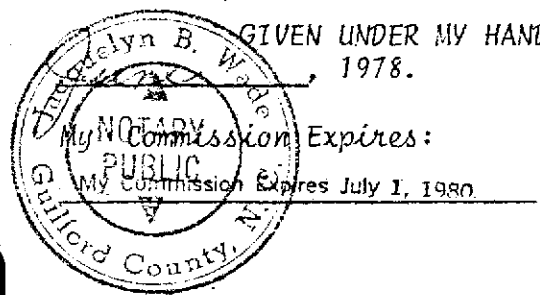
STATE OF North Carolina
COUNTY OF Guilford

This day personally appeared before me, the undersigned authority in and for said County and State, the within-named Russell E. Franklin, who acknowledged that he signed and delivered the above and foregoing WARRANTY DEED on the day and date therein mentioned as his free and voluntary act and deed and for the purposes therein expressed.

GIVEN UNDER MY HAND and official seal of office, this the 26th day of June, 1978.

Jacquelyn B. Wade
Notary Public

My Commission Expires: July 1, 1980



STATE OF MISSISSIPPI, DESOTO COUNTY

I certify that the within instrument was filed for record at 10 o'clock 15 minutes A. M. 21 day of Aug 1978, and that the same has been recorded in Book 136 Page 202 records of WARRANTY DEEDS of said County. Witness my hand and seal this the 21 day of August 1978. Fees \$3.00pd. SEAL H. J. Ferguson CLERK